

SNAPSHOT of HOME Program Performance--As of 12/31/10 Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ):

State:

PJ's Total HOME Allocation Received:

PJ's Size Grouping*:

PJ Since (FY):

| Category | PJ | State Average | State Rank | Nat'l Average | Nat'l Ranking (Percentile):* | | |
|--|----------|---------------|------------|---------------|------------------------------|-------------|---------|
| | | | | | Group | C | Overall |
| Program Progress: | | | | PJs in State: | 13 | | |
| % of Funds Committed | 100.00 % | 96.88 % | 1 | 96.48 % | 100 | 100 | |
| % of Funds Disbursed | 98.92 % | 88.75 % | 1 | 89.00 % | 92 | 95 | |
| Leveraging Ratio for Rental Activities | 4.45 | 5.49 | 1 | 4.81 | 100 | 100 | |
| % of Completed Rental Disbursements to All Rental Commitments*** | 77.93 % | 91.34 % | 10 | 83.25 % | 14 | 18 | |
| % of Completed CHDO Disbursements to All CHDO Reservations*** | 80.71 % | 69.77 % | 4 | 70.99 % | 55 | 61 | |
| Low-Income Benefit: | | | | | | | |
| % of 0-50% AMI Renters to All Renters | 66.67 % | 81.26 % | 10 | 81.75 % | 15 | 13 | |
| % of 0-30% AMI Renters to All Renters*** | 29.63 % | 33.39 % | 7 | 45.84 % | 27 | 22 | |
| Lease-Up: | | | | | | | |
| % of Occupied Rental Units to All Completed Rental Units*** | 80.86 % | 94.11 % | 11 | 96.12 % | 10 | 7 | |
| Overall Ranking: | | | | In State: | 5 / 13 | Nationally: | 40 35 |
| HOME Cost Per Unit and Number of Completed Units: | | | | | | | |
| Rental Unit | \$16,009 | \$14,825 | | \$27,889 | 162 Units | 75.00 % | |
| Homebuyer Unit | \$41,813 | \$29,328 | | \$15,632 | 34 Units | 15.70 % | |
| Homeowner-Rehab Unit | \$15,394 | \$20,976 | | \$21,037 | 20 Units | 9.30 % | |
| TBRA Unit | \$0 | \$1,650 | | \$3,206 | 0 Units | 0.00 % | |

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (59 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (216 PJs)

C = PJ's Annual Allocation is less than \$1 million (284 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***. This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Greenville SC

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

| | Rental | Homebuyer | Homeowner |
|--------------------|----------|-----------|-----------|
| PJ: | \$82,494 | \$77,443 | \$16,534 |
| State:* | \$77,335 | \$11,269 | \$22,524 |
| National:** | \$99,461 | \$78,568 | \$23,907 |

CHDO Operating Expenses:
(% of allocation)

PJ: 0.2 %
National Avg: 1.2 %

R.S. Means Cost Index: 0.8

| RACE: | Rental % | Homebuyer % | Homeowner % | TBRA % |
|--|--|--|--|---|
| White: | 4.6 | 11.8 | 10.0 | 0.0 |
| Black/African American: | 93.1 | 82.4 | 90.0 | 0.0 |
| Asian: | 0.8 | 0.0 | 0.0 | 0.0 |
| American Indian/Alaska Native: | 0.0 | 0.0 | 0.0 | 0.0 |
| Native Hawaiian/Pacific Islander: | 0.0 | 0.0 | 0.0 | 0.0 |
| American Indian/Alaska Native and White: | 0.0 | 0.0 | 0.0 | 0.0 |
| Asian and White: | 0.0 | 0.0 | 0.0 | 0.0 |
| Black/African American and White: | 0.0 | 0.0 | 0.0 | 0.0 |
| American Indian/Alaska Native and Black: | 0.0 | 0.0 | 0.0 | 0.0 |
| Other Multi Racial: | 1.5 | 0.0 | 0.0 | 0.0 |
| Asian/Pacific Islander: | 0.0 | 0.0 | 0.0 | 0.0 |

ETHNICITY:

| | | | | |
|----------|---|---|---|---|
| Hispanic | 0.0 | 0.0 | 0.0 | 0.0 |
|----------|---|---|---|---|

HOUSEHOLD SIZE:

| | | | | |
|--------------------|--|--|--|---|
| 1 Person: | 61.1 | 5.9 | 55.0 | 0.0 |
| 2 Persons: | 13.0 | 23.5 | 30.0 | 0.0 |
| 3 Persons: | 16.8 | 29.4 | 5.0 | 0.0 |
| 4 Persons: | 4.6 | 32.4 | 5.0 | 0.0 |
| 5 Persons: | 3.1 | 2.9 | 0.0 | 0.0 |
| 6 Persons: | 1.5 | 0.0 | 5.0 | 0.0 |
| 7 Persons: | 0.0 | 0.0 | 0.0 | 0.0 |
| 8 or more Persons: | 0.0 | 0.0 | 0.0 | 0.0 |

HOUSEHOLD TYPE:

| | | | | |
|------------------------|--|--|--|---|
| Single/Non-Elderly: | 22.9 | 20.6 | 20.0 | 0.0 |
| Elderly: | 48.9 | 14.7 | 70.0 | 0.0 |
| Related/Single Parent: | 25.2 | 52.9 | 0.0 | 0.0 |
| Related/Two Parent: | 2.3 | 5.9 | 10.0 | 0.0 |
| Other: | 0.8 | 0.0 | 0.0 | 0.0 |

SUPPLEMENTAL RENTAL ASSISTANCE:

| | | |
|----------------|--|--|
| Section 8: | 51.9 | 0.0 [#] |
| HOME TBRA: | 0.0 | |
| Other: | 3.8 | |
| No Assistance: | 44.3 | |

of Section 504 Compliant Units / Completed Units Since 2001 27

* The State average includes all local and the State PJs within that state

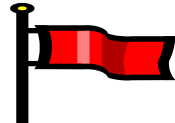
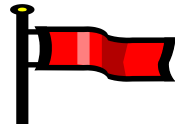
** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



— HOME PROGRAM —
SNAPSHOT WORKSHEET - RED FLAG INDICATORS
 Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Greenville State: SC Group Rank: 40
 (Percentile)
 State Rank: 5 / 13 PJs Overall Rank: 35
 (Percentile)
 Summary: 2 / Of the 5 Indicators are Red Flags

| FACTOR | DESCRIPTION | THRESHOLD* | PJ RESULTS | RED FLAG |
|-------------------------------------|---|------------|------------|---|
| 4 | % OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS | < 77.87% | 77.93 | |
| 5 | % OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS | < 53.90% | 80.71 | |
| 6 | % OF RENTERS BELOW 50% OF AREA MEDIAN INCOME | < 70%** | 66.67 |  |
| 8 | % OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS | < 92.09% | 80.86 |  |
| "ALLOCATION-YEARS" NOT DISBURSED*** | | > 2.415 | 0.18 | |

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

Page 3

